

## Leicester Conservation Commission Meeting Minutes October 11, 2023

**Location:** Leicester Town Hall, Select Board Meeting Room

**Member Present:** Stephan Parretti, James Cooper, Vanessa Lopez

**Members Absent:** JoAnn Schold, Ashlyn Coyle

**Others Present:** Kristen Jacobsen, Town Planner, Lisa Westwell, Administrative Assistant

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LEICESTER, MASS.

**Call to Order:** Chairman Parretti called the meeting to order at 6:30 PM

### 1. Public Hearing: 23 Marshall Street – Notice of Intent (DEP File #197-708)

Mr. Parretti opened the public hearing at 6:41 p.m. Mr. Jason Dubois, P.E. of DC Engineering, Inc. was present on behalf of the Applicants. Mr. Dubois explained that the septic system was in failure and needs replacement and that the whole property is within the riparian zone. In order to keep the system 100 feet from the existing well, they have to place the system in the proposed location. Mr. Dubois said he spoke with Mia McDonald at MassDEP about comment regarding Bordering Land Subject to Flooding (BLSF) and told her the system was as far away as possible. Mr. Parretti agreed that there was nowhere else to put it even with BLSF. Mr. Parretti asked if there were any questions/comments from the public and there were none. Mr. Parretti closed the public hearing at 6:45 p.m.

**Motion:** Mr. Cooper made a motion to approve the NOI.

**Second:** Ms. Lopez

**Discussion:** None

**Vote:** Three – yes. Two – Absent. Motion carried.

### 2. Public Hearing: 19 Marlboro Dr. and 54 Fairview Dr. – Notice of Intent (DEP File #197-707)

Mr. Parretti opened the public hearing at 6:47 p.m. Mr. Mark Elbag, P.E. of M.A. Elbag Engineering, Inc. Mr. Elbag was present on behalf of the Applicants. Mr. Elbag explained that 21 Marlboro Dr. is the end of Marlboro Dr. and is a paper street, that 19 Marlboro Dr. is before it and that 21 is officially 54 Fairview Dr. but lots are connected. Mr. Elbag explained that the current cesspool is in failure. Mr. Parretti asked if he was altering 243 s.f. of the 100 ft. buffer zone. Mr. Elbag stated no, that it's a temporary alteration of the wetland which is currently lawn area. The tank will go in the lawn area. Mr. Parretti asked if the cesspool was being upgraded to septic and Mr. Elbag said it was an upgrade. Mr. Parretti asked if there were any questions/comments from the public and there were none. Mr. Parretti closed the public hearing at 6:50 p.m.

**Motion:** Mr. Cooper made a motion to approve the NOI.

**Second:** Ms. Lopez

**Discussion:** None

**Vote:** Three – yes. Two – Absent. Motion carried.

## Discussion

- **Next Meeting Dates**

November 8, 2023 and December 13, 2023

- **NOI Fees**

Tabled as Ms. Schold is not in attendance.

- **Fee Schedules in Other Towns**

Ms. Lopez handed out some fees schedules of other Towns. There was general discussions about fees and the matter was tabled to the December meeting.

**Motion: Mr. Cooper made a motion to adjourn.**

**Second:** Ms. Lopez


**Vote:** Three – yes. Two - absent. Motion carried.

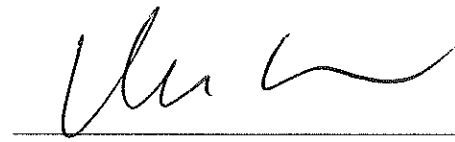
Meeting adjourned at 6:55 p.m.

Respectfully Submitted by:  
Lisa Westwell, Administrative Assistant  
to the Planning Department

**Date Approved:** \_\_\_\_\_

### Conservation Commission Board Signatures

  
Stephan Parretti, Chair

  
Vanessa Lopez, Member

  
James Cooper, Vice Chair

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Ashlyn Coyle, Member

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JoAnn Schold, Member